

**TENNESSEE GENERAL ASSEMBLY
FISCAL REVIEW COMMITTEE**



FISCAL NOTE

HB 124 - SB 90

January 31, 2011

SUMMARY OF BILL: Authorizes counties and municipalities to establish zoning districts or provisions for planned unit developments, overlay districts, mixed-use developments, and condominiums, as well as procedures for review and approval of such uses.

ESTIMATED FISCAL IMPACT:

NOT SIGNIFICANT

Assumptions:

- Local governments will not rezone existing property to the detriment of local budgets.
- According to the Comptroller of the Treasury, increasing the zoning powers of local governments to include planned unit developments, overlay districts, mixed-use developments, and condominiums will have no effect on the equalization of property or property taxes.

CERTIFICATION:

The information contained herein is true and correct to the best of my knowledge.

A handwritten signature in blue ink that reads "James W. White".

James W. White, Executive Director

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